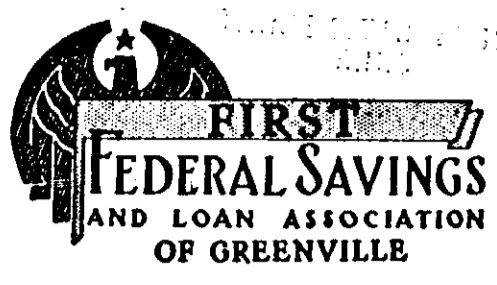


First Federal Savings & Loan
301 College Street
Greenville, South Carolina



State of South Carolina

COUNTY OF GREENVILLE

MORTGAGE OF REAL ESTATE

To All Whom These Presents May Concern:

Reynold Thomason, Jr. & Beverly Thomason-- (hereinafter referred to as Mortgagor) (SEND(S) GREETINGS:

WHEREAS, the Mortgagor is well and truly indebted unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF GREENVILLE, SOUTH CAROLINA (hereinafter referred to as Mortgagee) in the full and just sum of Thirty-five Thou-
sand and No/100 ----- (\$ 35,000.00-----)

Dollars, as evidenced by Mortgagor's promissory note of even date herewith, which note does not contain -----
a provision for escalation of interest rate (paragraphs 9 and 10 of this mortgage provides for an escalation of interest rate under certain
conditions), said note to be repaid with interest as the rate or rates therein specified in installments of Two Hundred Seventy-
five and 35/100 ----- (\$ 275.35 -----) Dollars each on the first day of each
month hereafter, in advance, until the principal sum with interest has been paid in full, such payments to be applied first to the payment
of interest, computed monthly on unpaid principal balances, and then to the payment of principal with the last payment, if not sooner
paid, to be due and payable --30-- years after date; and

WHEREAS, said note further provides that if at any time any portion of the principal or interest due thereunder shall be past
due and unpaid for a period of thirty days, or if there shall be any failure to comply with and abide by any By-Laws or the Charter
of the Mortgagee, or any stipulations set out in this mortgage, the whole amount due thereunder shall, at the option of the holder thereof,
become immediately due and payable, and said holder shall have the right to institute any proceedings upon said note and any collat-
erals given to secure same, for the purpose of collecting said principal due, and interest, with costs and expenses for proceedings; and

WHEREAS, the Mortgagor may hereafter become indebted to the Mortgagee for such further sums as may be advanced to the
Mortgagor's account for the payment of taxes, insurance premiums, repairs, or for any other purpose;

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of said debt and to secure the payment thereof and any further
sums which may be advanced by the Mortgagee to the Mortgagor's account, and also in consideration of the sum of Three Dollars
(\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing of these presents, the receipt whereof
is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and release unto the
Mortgagee, its successors and assigns, the following described real estate:

All that certain piece, parcel, or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying
and being in the State of South Carolina, County of

ALL that piece, parcel or lot of land in the County of Greenville, State of South Carolina
being shown and designated as Lot No. 6 on a plat entitled Tar Acres recorded in the R.M.C.
Office for Greenville County in Plat Book HHH at Page 173 and having the following metes
and bounds, to-wit:

BEGINNING at a point on Ashmore Bridge Road at the joint corner of Lots 6 and 7 and running
thence N. 1-34 E., 275 feet; thence N. 88-26 W., 126.3 feet; thence S. 3-25 W., 275 feet to
Ashmore Bridge Road; thence along said road, S. 88-26 E., 136 feet to the point of
beginning.

ALSO: ALL that piece, parcel or lot of land situate, lying and being on the northern side
of Ashmore Bridge Road near the City of Greenville, in the County of Greenville, State of
South Carolina and known and designated as a portion of Lot No. 5 of Tar Acres, recorded
in the R.M.C. Office for Greenville County in Plat Book PPP at Page 13 and being more
particularly described as Lot 5-B, containing 0.43 acre, on a plat of Property of P. Warren
McLeod and Arthur W. & Joyce A. Irvin, Greenville County, South Carolina made by T. H.
Walker, Jr., January 11, 1971, recorded in the R.M.C. Office for Greenville County in Plat
Book 4-H at Page 199 and having, according to said plat the following metes and bounds:

BEGINNING at an iron pin on the north side of Ashmore Bridge Road, joint front corner of
Lots 5-A and 5-B and running thence along the common line of said lots N. 3-25 E., 275 feet
to an iron pin in the line of Lot 16, joint rear corner of Lots 5-A and 5-B; thence running
along the line of Lot 16, S. 86-35 E., 68 feet to an iron pin, joint rear corner of Lots
5-B and 6; thence running along the common line of said lots S. 3-25 W., 275 feet to an iron
pin on the north side of Ashmore Bridge Road; thence along said Ashmore Bridge Road N. 86-
35 W., 68 feet to the point of beginning.

This is the same property conveyed to the mortgagors herein by deed of Arthur W. Irvin and
Joyce Ann M. Irvin recorded in the R.M.C. Office for Greenville County in Deed Book 1068
at Page 258 on the 10th day of November, 1977.

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